

## Neighborhood Meeting Notification Letter

April 1, 2019

**To: the Adjoining Property Owners, Neighborhood Group  
Representatives expressing interest in this area and Metro Council  
person for the 8th District**

Myron Hardesty and Stefani Dahl plan to apply for a Conditional Use Permit for a short term rental at their home located at 1368 Barret Ave.

The Conditional Use Permit will allow short term rental of either or both dwelling units in the duplex residence at this address. They currently live as primary residents in the downstairs dwelling unit and intend to remain so, with the possible exception of future rentals of that unit during Derby weekend starting in 2020.

In accordance with the procedures of Louisville Metro Planning and Design Services, we have been directed to invite you to discuss this proposal before an application can be filed. This will be an informal meeting to give you the opportunity to review the proposed plan and discuss the proposal with the both of us. This meeting will be held in addition to the established public meeting procedures of the Planning Commission and/or the Board of Zoning Adjustment to be determined at a later date.

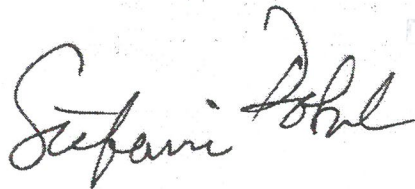
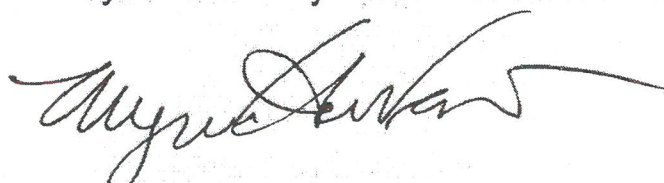
**The meeting to discuss this development proposal will be held on:**

**Tuesday April 23rd at 7 PM at their home at :  
1368 Barret Ave. Louisville, Ky 40204**

Feel free to park in the drive way, rain or shine.

We will be providing light refreshments and snacks for interested ones. At this meeting, Myron and Stefani will explain the proposal and then discuss any concerns you have. We encourage you to attend this meeting and to share your thoughts.

Your Neighbors,  
Myron Hardesty and Stefani Dahl



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19CUP1046

Christina L. Weeter  
1364 Barret Ave  
Louisville, KY 40204

Mary L. & Arthur J. Baltes  
1230 Bates Ct  
Louisville, KY 40204

John M. Jr & Shelley L. Meredith  
1226 Bates Ct  
Louisville, KY 40204

Zachary McClave  
106 Valley Rd  
Louisville, KY 40204

Beverly Cote  
99 Valley Rd  
Louisville, KY 40204

Gene & Jane Hewitt  
1 Hawthorn Hill  
Louisville, KY 40204

Philip J. Edwards  
3 Hawthorn Hill  
Louisville, KY 40204

Keith Stone  
4 Hawthorn Hill  
Louisville, KY 40204

Beverly Bromley  
6 Hawthorn Hill  
Louisville, KY 40204

Richard & Vaughn Virgil Jenkins  
1225 Summit Ave  
Louisville, KY 40204

Herman B. & Gail Harrington  
1227 Summit Ave  
Louisville, KY 40204

CIT Bank N A  
2 Hawthorn Hill  
Louisville, KY 40204

Clarence S. & Janet B. Parsons  
1229 Summit Ave  
Louisville, KY 40204

Eric B. & Carolyn V. Holland Raney  
98 Valley Rd  
Louisville, KY 40204

Clifford Irons  
76 Valley Rd  
Louisville, KY 40204

Denis E. & Bonnie Hommrich  
77 Valley Rd  
Louisville, KY 40204

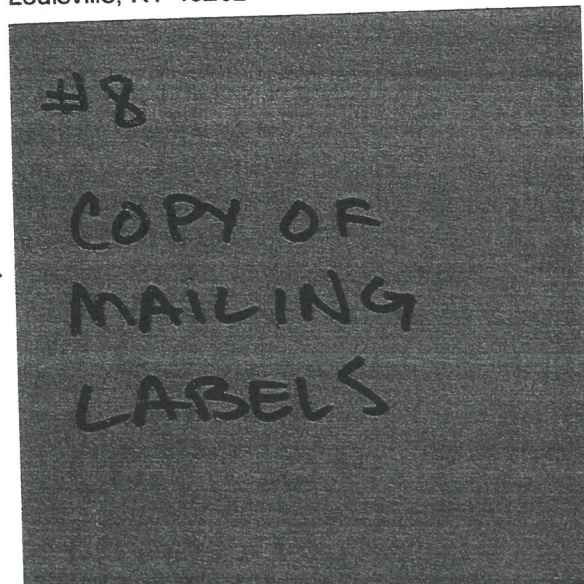
Charles T. & G.D. Lang  
78 Valley Rd  
Louisville, KY 40204

David Schuler  
97 Valley Rd  
Louisville, KY 40204

Louisville Metro Planning & Design  
Services  
Attn: Beth Jones  
444 S 5<sup>th</sup> Street, Ste 300  
Louisville, KY 40202

Metro Council District 8  
Office of Brandon Coan  
Attn: Jasmine Weatherby  
601 W. Jefferson Street  
Louisville, KY 40202

MYRON HARDESTY AND  
STEFANI DAHL  
1368 BARRET AVE  
Louisville, KY



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DUPLEX at 1368 BARRET AVE LOUISVILLE KY 40204

MYRON HARDESTY AND  
STEFANI DATHL

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## Summary of Neighborhood Meeting for Conditional Use Permit, 19CUP1046

On Tuesday April 23, 2019, at 7:00 PM, a neighborhood meeting was held in the upstairs dwelling unit of the home of Myron Hardesty and Stefani Dahl, located at 1368 Barret Ave, Louisville, KY 40204. Notice of this meeting was given to all first tier and second tier adjoining neighbors of the aforementioned property, by means of a notification letter, sent by mail on April 1, 2019 (see mailing list enclosed).

Neighbors in attendance were Jane Hewitt, Gene Hewitt, Christina Weeter, and Keith Stone, all representing immediate first tier neighbors, in addition to Myron Hardesty and Stefani Dahl, as the resident homeowners. (see attendance list enclosed.)

During this meeting, the homeowners discussed their plans to operate a short term rental out of the upstairs unit, which is already refurbished to accommodate up to 4 guests and has been previously used for such purpose without complaint during October 2018 until notice for CUP requirements were received from the City of Louisville in November. It was discussed that the current CUP application will allow for short term rental of either or both dwelling units in the duplex at this residence with the understanding that the downstairs unit, as the year-round primary residence of the homeowners, would only be rented for special occasion (Derby or holiday) depending on the brief vacation of the residence by the homeowners themselves.

No concerns were voiced regarding the short term rental of the upstairs dwelling unit. Indeed, the prospect was happily welcomed and even possible rental by neighbors themselves for visiting extended family during the holidays was also mentioned. As nearly a matter of entertainment, hypothetical, even "worst-case," scenarios were addressed regarding the full simultaneous rental of both upstairs and downstairs dwelling units (e.g. Derby holiday). While it was understood that the homeowners had a vested interest in protecting their own personal residence with a stringent pre-screening protocol, the matter of parking density, as is often a concern with STRs, was more seriously considered.

One neighbor shared a story in the past regarding residents in the neighborhood utilizing on street parking and pulling into the grass in front of his home. This concern was considered by the homeowners, as it potentially could apply to the guests staying at their home. For much of the year, only the upstairs dwelling unit would be used by non residents of the neighborhood, and it has a maximum capacity of four people. It was decided by the homeowners, that a maximum of 2 cars would be allowed for guests during their stay, and the homeowners driveway would be made available for such use, as was their practice in the past during the brief period of rental from Oct-Nov 2018. On the rare occasion that the entire home is rented out (i.e for Derby), a rule will be posted on the rental site of a maximum of five cars allowed. Three cars can fit in the homeowners driveway, and there is ample room for an additional two to three cars to park off street, along the Hawthorn Hill side of the residence.

The meeting concluded amicably by 9:00 PM with home owners and neighbors having mutually resolved voiced concerns.

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